

State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Matthew J. Frank, Secretary
Ronald W. Kazmierczak, Regional Director

Oshkosh Service Center
625 East County Road Y, STE. 700
Oshkosh, WI 54901-9731
TELEPHONE 920-424-3050
FAX 920-424-4404

January 22, 2009

Mr. Robert Buckingham
Community Development Authority of the
City of Neenah
211 Walnut St.
Neenah, WI 54956

Todd Heitpas
Plexus Corp.
55 Jewelers Park Dr
Neenah, WI 54956

Winnebago County
FID: 471181040
WDNR VPLE #: 06-71-551109
WDNR Gen Prop #: 07-71-553152
WDNR ERP #: 02-71-550735

Subject: Conditional Case-by-Case Grant of Exemption for the Development of a Property Where Solid Waste has been Disposed (Plexus Corp. Office Site), One Plexus Way, (portions of former 225 W. Wisconsin St. and former Canadian National RR – Parcel B), Neenah, WI

Dear Messer's Buckingham and Heitpas:

We have reviewed your request dated January 16, 2009 and addendums dated January 16, 2009 (exhibits N through Q), January 16, 2009 (updated exemption cover letter), January 16, 2009 (updated exemption application form) and January 20, 2009 (revised exhibits B and M) for a grant of exemption from regulation under s. NR 506.085, Wis. Adm. Code. Based on that evaluation, the Department is issuing this general grant of exemption from the prohibitions contained in s. NR 506.085, Wis. Adm. Code. You must comply with the conditions of this grant of exemption in order to maintain the exemption. This grant of exemption is limited to the proposed changes described in your application. If you are considering additional changes beyond those described in the application, a new application must be submitted to the department for approval.

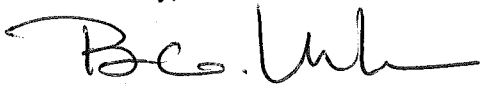
This exemption does not allow construction of the tentative expansion of the proposed Plexus Corp. office building. The office building that may be constructed pursuant to this exemption is that which will be supported by the piling locations and foundation plans detailed in the January 16, 2009 application. Approval of a future expansion will require submittal of a separate application that details the locations and construction of pilings, construction of the building and includes current environmental data known at the time of submittal. This may include additional data not yet collected. If similar piling and foundation plans are presented with an application in the future and environmental conditions have not changed, the Department anticipates approval of that application for expansion of the Plexus Corp. office building.

Please review the information contained in the publication *Development at Historic Fill Sites and Licensed Landfills: Considerations and Potential Problems* PUB-RR-685 to assist you in

preventing environmental or safety problems during and after the approved development. We would like to particularly draw your attention to the public safety risk posed by the explosive potential for methane gas that may be present on a property due to the presence of decomposing solid waste.

You are reminded that this approval does not relieve you of obligations to meet all other applicable federal, state and local permits, as well as zoning and regulatory requirements. If you have any questions concerning this letter, please contact Jennifer Borski at 920-424-7887 or by email to jennifer.borski@wisconsin.gov.

Sincerely,



Bruce Urban
Remediation and Redevelopment Program Supervisor
Northeast Region

Attachments: *Revised Exhibit B*, Certified Survey Map #6333 (12/16/08)
Exhibit N (per Section II.A.) Borehole, Groundwater and Vapor Well Locations,
Figure 2 (Revised 1/15/09)

cc: Heather Deneys, Corporate Counsel, Plexus Corp., 55 Jewelers Park Dr, Neenah, WI 54956
Jim Godlewski, Neenah City Attorney, PO Box 426, Neenah, WI 54957-0426
William P. Scott, Gonzalez Saggio & Harlan, 225 E Michigan St, Fourth Floor, Milwaukee, WI 53202
Skip Glor, Northern Environmental, 12075 Corporate Parkway, STE 210, Mequon, WI 53092
Chris Haese, Principal Planner, City of Neenah, PO Box 426, Neenah, WI 54957-0426
J. Borski – DNR, Oshkosh
File copy- G. Mitchell, WA/5, Madison and D. Hammel, WA, Green Bay

BEFORE THE
STATE OF WISCONSIN
DEPARTMENT OF NATURAL RESOURCES

CONDITIONAL GRANT OF EXEMPTION
FOR
DEVELOPMENT ON A PROPERTY
WHERE SOLID WASTE HAS BEEN DISPOSED

FINDINGS OF FACT

The Department finds that:

1. The Community Development Authority of the City of Neenah owns the property located at One Plexus Way, Neenah, Wisconsin, (“the Property”).
2. Solid waste has been disposed of at this Property and remains at this Property.
3. The Community Development Authority of the City of Neenah and Plexus Corp. have submitted a request dated January 16, 2009 and addendums dated January 16 and 20, 2009 for an exemption from the prohibition in NR 506.085, Wis. Adm. Code. The request has been submitted under the seal of a professional engineer or a professional geologist relating to the proposed development and the environmental conditions at the Property.
4. Based upon the information provided to the Department, the proposed development at the Property is not expected to cause future exceedances of applicable soil and groundwater standards.
5. Additional documents considered in review of the exemption request include the following:
 - Conditional Case-by-Case Grant of Exemption for the Demolition of Above-Grade Structures on a Property Where Solid Waste has been Disposed, 201, 207 and 225 W. Wisconsin St., Neenah, WI, WDNR VPLE #: 06-71-551109, WDNR Gen Prop #: 07-71-550924, dated July 1, 2008, issued to Mr. Robert Buckingham, Community Development Authority of the City of Neenah.
 - Conditional Case-by-Case Grant of Exemption for the Development of a Property Where Solid Waste has been Disposed, Canadian National RR – Parcel B, adj. to 225 W Wisconsin Ave, Neenah, WI, WDNR BRRTS #: 07-71-552208, dated August 28, 2008, issued to Mr. Robert Buckingham, Community Development Authority of the City of Neenah.
 - Conditional Case-by-Case Grant of Exemption for the Development of a Property Where Solid Waste has been Disposed, 201, 207, 225 W. Wisconsin St. and adj. to 225 W. Wisconsin St. (former Canadian National RR – Parcel B), Neenah, WI, WDNR VPLE #: 06-71-551109, WDNR Gen Prop #: 07-71-550924, WDNR Gen Prop #: 07-71-552208 and WDNR ERP #: 02-71-550735, dated December 18, 2008, issued to Mr. Robert Buckingham, Community Development Authority of the City of Neenah.

6. Additional facts relevant to the review of the grant of exemption modification request include the following:
 - This exemption applies to property at One Plexus Way, Neenah, Wisconsin (“the Property”) under WDNR VPLE #: 06-71-551109, WDNR General Property #: 07-71-553152, and WDNR ERP #: 02-45-550735. The boundaries of the Property are shown as Lot 2 on *Revised Exhibit B*, Certified Survey Map #6333, December 18, 2008, which is attached and made part of this exemption. Boundaries of the VPLE case are shown in *Exhibit N (per Section II.A.)* Borehole, Groundwater and Vapor Well Locations, Figure 2 (Revised 1/15/09), which is attached and made part of this exemption.
 - The NR 716, Wis. Adm. Code Site Investigation of the Property under s. 292.15(2)(a)1, Wis. Stats. (VPLE program) is not yet approved as of the date of this exemption.
 - The application is specific for construction of the Plexus Corp. office building and incidental grading of imported clean fill or installation of paved surfaces.
 - Grading under this exemption will be limited to distributing imported clean fill over existing materials per Section V.
 - Detailed piling locations, piling construction and office construction plans for the expansion of the Plexus Corp. office building have not been submitted to the Department and are therefore not part of this conditional grant of exemption. Submittal of this information in a separate application will be reviewed for approval by the Department. If similar piling and foundation plans are presented with an application in the future and environmental conditions have not changed, the Department anticipates approval of that application for expansion of the Plexus Corp. office building.
7. If the conditions set forth below are complied with, the development of the Property will not result in environmental pollution as defined in ss. 289.01(8) and 299.01(4), Wis. Stats.

CONCLUSIONS OF LAW

1. The Department has the authority under s. NR 500.08(4), Wis. Adm. Code to issue an exemption from the prohibition in s. NR 506.085, Wis. Adm. Code, if the proposed development will not cause environmental pollution as defined in ss. 289.01(8) and 299.01(4), Wis. Stats.
2. The Department has authority to approve a grant of exemption with conditions if the conditions are necessary to ensure compliance with the applicable provisions of chapters NR 500 to 538, Wis. Adm. Code, or to assure that environmental pollution will not occur.
3. The conditions set forth below are necessary to ensure compliance with the applicable provisions of chapters NR 500 to 538, Wis. Adm. Code, and to assure that environmental pollution will not occur.
4. In accordance with the foregoing, the Department has the authority under s. NR 500.08(4), Wis. Adm. Code, to issue the following conditional grant of exemption.

CONDITIONAL GRANT OF EXEMPTION

The Department hereby issues an exemption to from the prohibition in s. NR 506.085, Wis. Adm. Code for development on a property which contains solid waste as proposed in the submittal dated January 16, 2009 and addendums dated January 16 and 20, 2009, subject to the following conditions:

1. No action related to the development of the Property may be taken which will cause a significant adverse impact on wetlands as provided in ch. NR 103, Wis. Adm. Code.
2. No action related to the development of the Property may be taken which will cause a significant adverse impact on critical habitat areas, as defined in s. NR 500.03(55), Wis. Adm. Code.
3. No action related to the development of the Property may be taken which will cause a detrimental effect on any surface water, as defined in s. NR 500.03(62), Wis. Adm. Code.
4. No action related to the development of the Property may be taken which will cause a detrimental effect on groundwater, as defined in s. NR 500.03(62), Wis. Adm. Code, or will cause or exacerbate an attainment or exceedance of any preventive action limit or enforcement standard at a point of standards application as defined in ch. NR 140, Wis. Adm. Code.
5. No action related to the development of the Property may be taken which will cause a migration and concentration of explosive gases in any structures in excess of 25% of the lower explosive limit for such gases at any time. No actions may be taken which will cause a migration and concentration of explosive gases in the soils outside of the limits of solid waste disposal within 200 feet of the Property boundary or beyond the Property boundary in excess of the lower explosive limit for such gases at any time. No actions may be taken which will cause a migration and concentration of explosive gases in the air outside of the limits of solid waste disposal within 200 feet of the landfill boundary or beyond the landfill Property boundary in excess of the lower explosive limit for such gases at any time.
6. No action related to the development of the Property may be taken which will cause an emission of any hazardous air contaminant exceeding the limitations for those substances contained in s. NR 445.03, Wis. Adm. Code.
7. No action related to the development of the Property may be taken which will cause an exceedance of a soil clean up standard in ch. NR 720, Wis. Adm. Code.
8. This exemption shall transfer with changes in Property ownership. In accordance with s.289.46(2), Stats., any person having or acquiring rights of ownership in land where a solid or hazardous waste disposal facility was previously operated may not undertake any activities on the land which interfere with the closed facility causing a significant threat to public health, safety or welfare. The Department of Natural Resources should

be contacted to discuss any proposed changes to avoid activities that could violate the statute.

9. This grant of exemption is limited to the proposed changes described in your application. If you are considering additional changes beyond those described in the application, a new application must be submitted to the department for approval.
10. Removal of at-grade or sub-grade structures or any development on the Property beyond that proposed in the application must be reviewed under a separate application. This includes, but is not limited to, pilings for expansion of the Plexus Corp. office building and construction of the expansion of the Plexus Corp. office building. Therefore, this exemption does not include a general approval for installation of pilings or construction for an expansion of the Plexus Corp. office building as discussed in Section V. and Section V.B, and shown in Exhibits A, C, G, H and L.
11. Institutional controls required for the Property by the Remediation and Redevelopment ("RR") and Waste and Materials Management ("WMM") Programs must be implemented.

The Department reserves the right to require the submittal of additional information and to modify this grant of exemption at any time, if in the Department's opinion, modifications are necessary. Unless specifically noted, the conditions of this grant of exemption do not supersede or replace any previous conditions of approval for this Property.

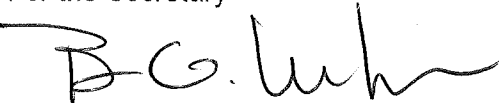
NOTICE OF APPEAL RIGHTS

If you believe that you have a right to challenge this decision, you should know that Wisconsin statutes and administrative rules establish time periods within which requests to review Department decisions must be filed.

For judicial review of a decision pursuant to section 227.52 and 227.53, Stats., you have 30 days after the decision is mailed, or otherwise served by the Department, to file your petition with the appropriate circuit court and serve the petition on the Department. Such a petition for judicial review shall name the Department of Natural Resources as the respondent.

Dated: January 22, 2009

DEPARTMENT OF NATURAL RESOURCES
For the Secretary



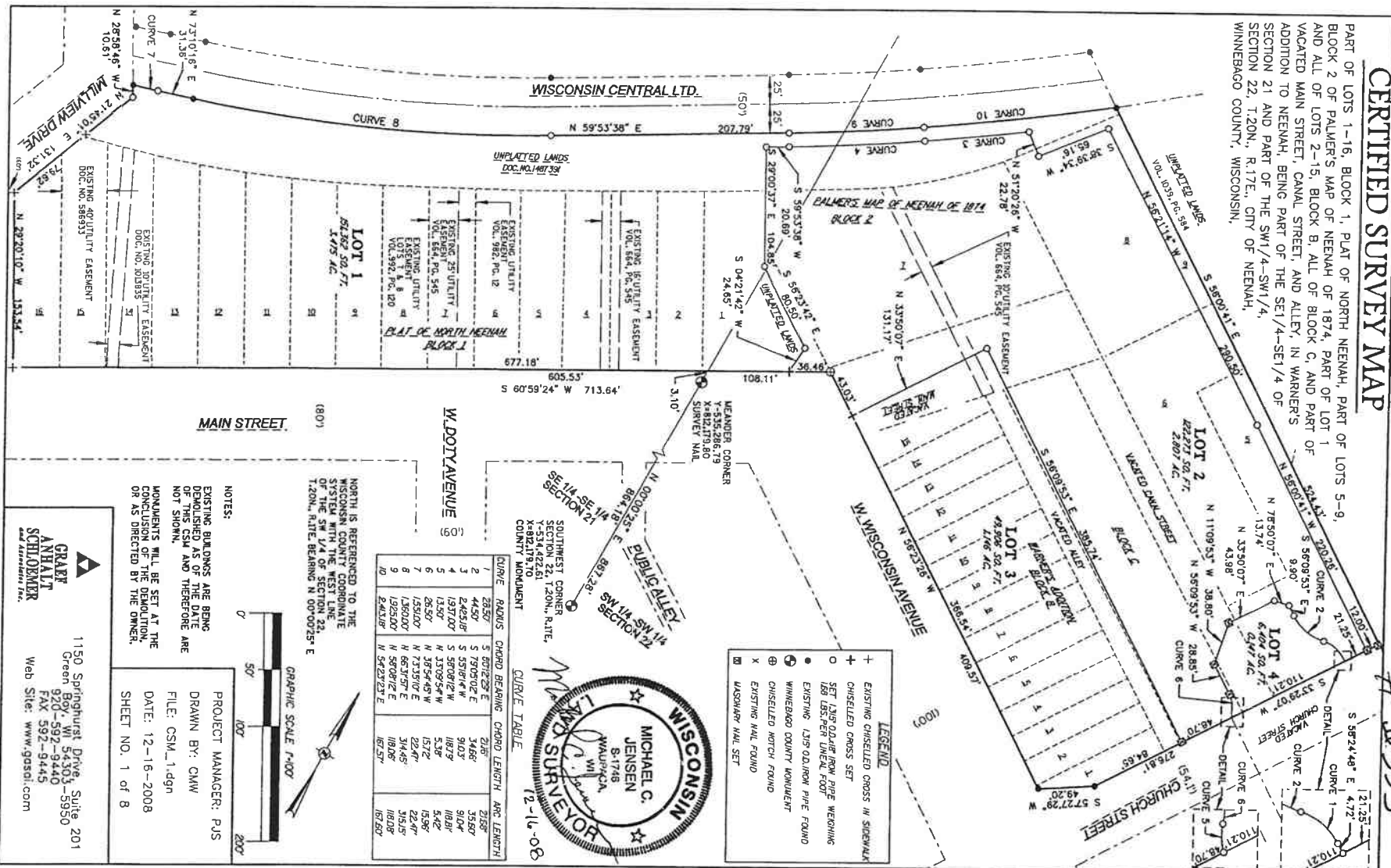
Bruce G. Urben
Northeast Region



Jennifer Borski, Hydrogeologist
Northeast Region

CERTIFIED SURVEY MAP

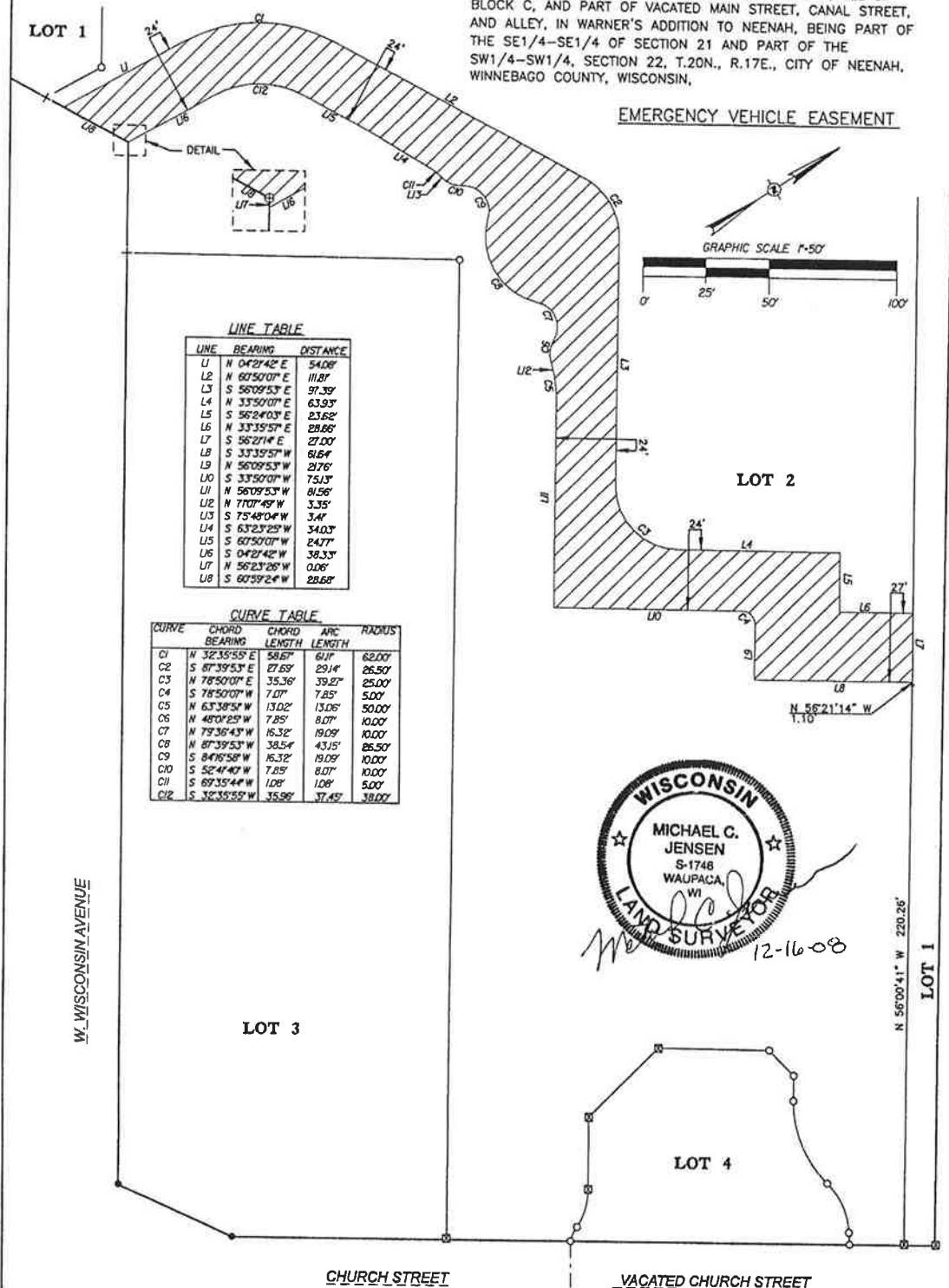
PART OF LOTS 1-16, BLOCK 1, PLAT OF NORTH NEEAH, PART OF LOTS 5-9, BLOCK 2 OF PALMER'S MAP OF NEEAH OF 1874, PART OF LOT 1 AND ALL OF LOTS 2-15, BLOCK B, ALL OF BLOCK C, AND PART OF VACATED MAIN STREET, CANAL STREET, AND ALLEY, IN WARNER'S ADDITION TO NEEAH, BEING PART OF THE SET/4-SET/4 OF SECTION 21 AND PART OF THE SW1/4-SW1/4, SECTION 22, T.20N, R.17E, CITY OF NEEAH, WINNEBAGO COUNTY, WISCONSIN.



#6333

CERTIFIED SURVEY MAP

PART OF LOTS 1-16, BLOCK 1, PLAT OF NORTH NEENAH, PART OF LOTS 5-9, BLOCK 2 OF PALMER'S MAP OF NEENAH OF 1874, PART OF LOT 1 AND ALL OF LOTS 2-15, BLOCK B, ALL OF BLOCK C, AND PART OF VACATED MAIN STREET, CANAL STREET, AND ALLEY, IN WARNER'S ADDITION TO NEENAH, BEING PART OF THE SE1/4-SE1/4 OF SECTION 21 AND PART OF THE SW1/4-SW1/4, SECTION 22, T.20N., R.17E., CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN,

EMERGENCY VEHICLE EASEMENT

1150 Springhurst Drive, Suite 201
Green Bay, WI 54303-5950
920-592-9440
FAX 592-9445
Web Site: www.gasai.com

PROJECT MANAGER: PJS

DRAWN BY: CMW

FILE: Exhibit_2.dgn

DATE: 12-16-2008

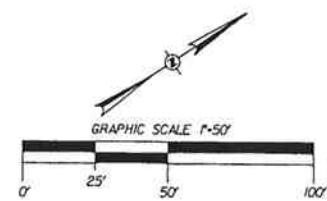
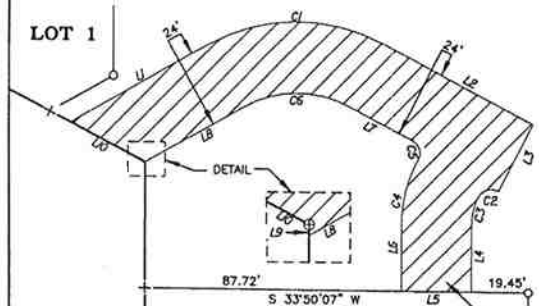
SHEET NO. 2 of 8

#6333

CERTIFIED SURVEY MAP

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PUBLIC INGRESS/EGRESS EASEMENTS

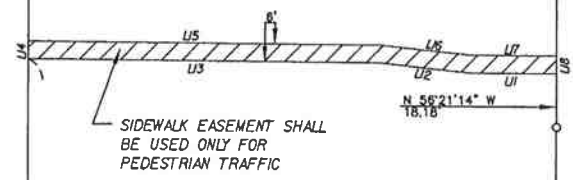


LINE TABLE

LINE	BEARING	DISTANCE
L1	N 04°21'42" E	54.00'
L2	N 60°50'07" E	58.77'
L3	S 29°09'53" E	25.52'
L4	S 56°09'53" E	23.42'
L5	S 33°50'07" W	24.00'
L6	N 56°09'53" W	23.42'
L7	S 60°50'07" W	24.57'
L8	N 04°21'42" W	30.33'
L9	N 56°22'25" W	0.06'
L10	S 60°59'24" W	28.68'
L11	S 33°40'03" W	29.37'
L12	S 39°25'49" W	30.06'
L13	S 33°50'07" W	120.80'
L14	N 56°09'53" W	6.00'
L15	N 33°50'07" E	120.89'
L16	N 39°25'49" E	30.06'
L17	N 33°40'03" E	29.07'
L18	S 56°22'14" E	6.00'

CURVE TABLE

CURVE	CHORD BEARING	CHORD LENGTH	ARC LENGTH	RADIUS
C1	N 32°35'55" E	58.67'	6.07'	62.00'
C2	S 17°05'46" W	7.23'	8.08'	5.00'
C3	S 42°39'53" E	9.34'	9.42'	20.00'
C4	N 41°46'50" W	21.86'	22.09'	44.00'
C5	N 73°46'50" W	7.18'	8.04'	5.00'
C6	S 32°35'55" W	35.98'	37.45'	38.00'



W. WISCONSIN AVENUE

LOT 3

LOT 2

LOT 1

LOT 4

CHURCH STREET

VACATED CHURCH STREET



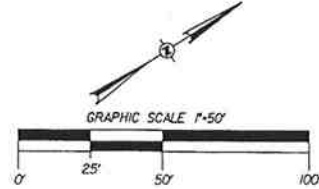
1150 Springhurst Drive, Suite 201
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920-592-9440
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PROJECT MANAGER: PJS
DRAWN BY: CMW
FILE: Exhibit_3.dgn
DATE: 12-16-2008
SHEET NO. 3 of 8

#6333

CERTIFIED SURVEY MAP

PART OF LOTS 1-16, BLOCK 1, PLAT OF NORTH NEENAH, PART OF LOTS 5-9, BLOCK 2 OF PALMER'S MAP OF NEENAH OF 1874, PART OF LOT 1 AND ALL OF LOTS 2-15, BLOCK B, ALL OF BLOCK C, AND PART OF VACATED MAIN STREET, CANAL STREET, AND ALLEY, IN WARNER'S ADDITION TO NEENAH, BEING PART OF THE SE1/4-SE1/4 OF SECTION 21 AND PART OF THE SW1/4-SW1/4, SECTION 22, T.20N., R.17E., CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN.

WATERMAIN EASEMENTS

LOT 1

LOT 3

LINE TABLE

LINE	BEARING	DISTANCE
U1	S 33°59'19" W	12.00'
L2	S 56°00'41" E	212.42'
L3	S 33°29'07" W	10.00'
L4	N 56°00'41" W	215.68'
L5	N 85°13'33" W	34.14'
L6	N 56°24'03" W	45.19'
L7	N 33°59'51" E	10.00'
L8	S 56°24'03" E	42.63'
L9	S 85°13'33" E	29.62'
L10	N 33°59'19" E	14.36'
L11	S 56°21'14" E	2.05'
L12	S 56°00'41" E	7.95'
L13	N 04°21'42" E	77.32'
L14	N 49°21'42" E	26.74'
L15	N 60°47'59" E	108.52'
L16	S 74°09'53" E	41.15'
L17	S 51°39'53" E	29.34'
L18	S 56°09'53" E	346.61'
L19	S 33°29'07" W	10.00'
L20	N 56°09'53" W	314.28'
L21	S 33°50'07" W	8.00'
L22	N 56°09'53" W	10.00'
L23	N 33°50'07" E	8.00'
L24	N 56°09'53" W	24.80'
L25	N 51°39'53" W	27.74'
L26	N 74°09'53" W	41.03'
L27	S 60°47'59" W	103.38'
L28	S 49°21'42" W	21.60'
L29	S 04°21'42" W	66.59'
L30	S 60°59'24" W	11.91'

W. WISCONSIN AVENUE



CHURCH STREET

LOT 2

LOT 4

LOT 1

VACATED CHURCH STREET



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FAX 592-9445
Web Site: www.gosai.com

PROJECT MANAGER: PJS

DRAWN BY: CMW

FILE: Exhibit_4.dgn

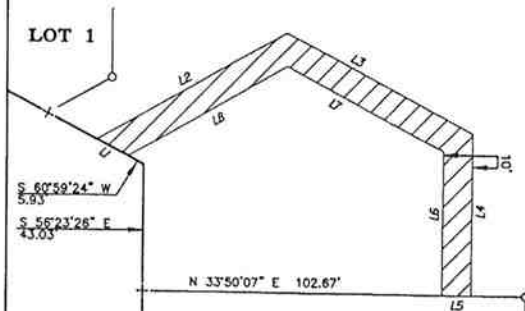
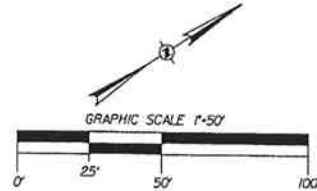
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SHEET NO. 4 of 8

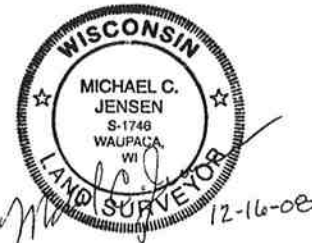
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SANITARY SEWER EASEMENTLINE TABLE

LINE	BEARING	DISTANCE
L1	S 60°59'24" W	11.91'
L2	N 04°27'42" E	74.21'
L3	N 60°50'07" E	73.01'
L4	S 56°09'53" E	55.02'
L5	S 33°50'07" W	10.00'
L6	N 56°09'53" W	40.89'
L7	S 60°50'07" W	60.51'
L8	S 04°27'42" W	62.25'



W. WISCONSIN AVENUE

LOT 3

LOT 2

LOT 1

CHURCH STREET

VACATED CHURCH STREET

1150 Springhurst Drive, Suite 201
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PROJECT MANAGER: PJS

DRAWN BY: CMW

FILE: Exhibit_5.dgn

DATE: 12-16-2008

SHEET NO. 5 of 8

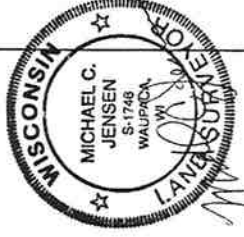
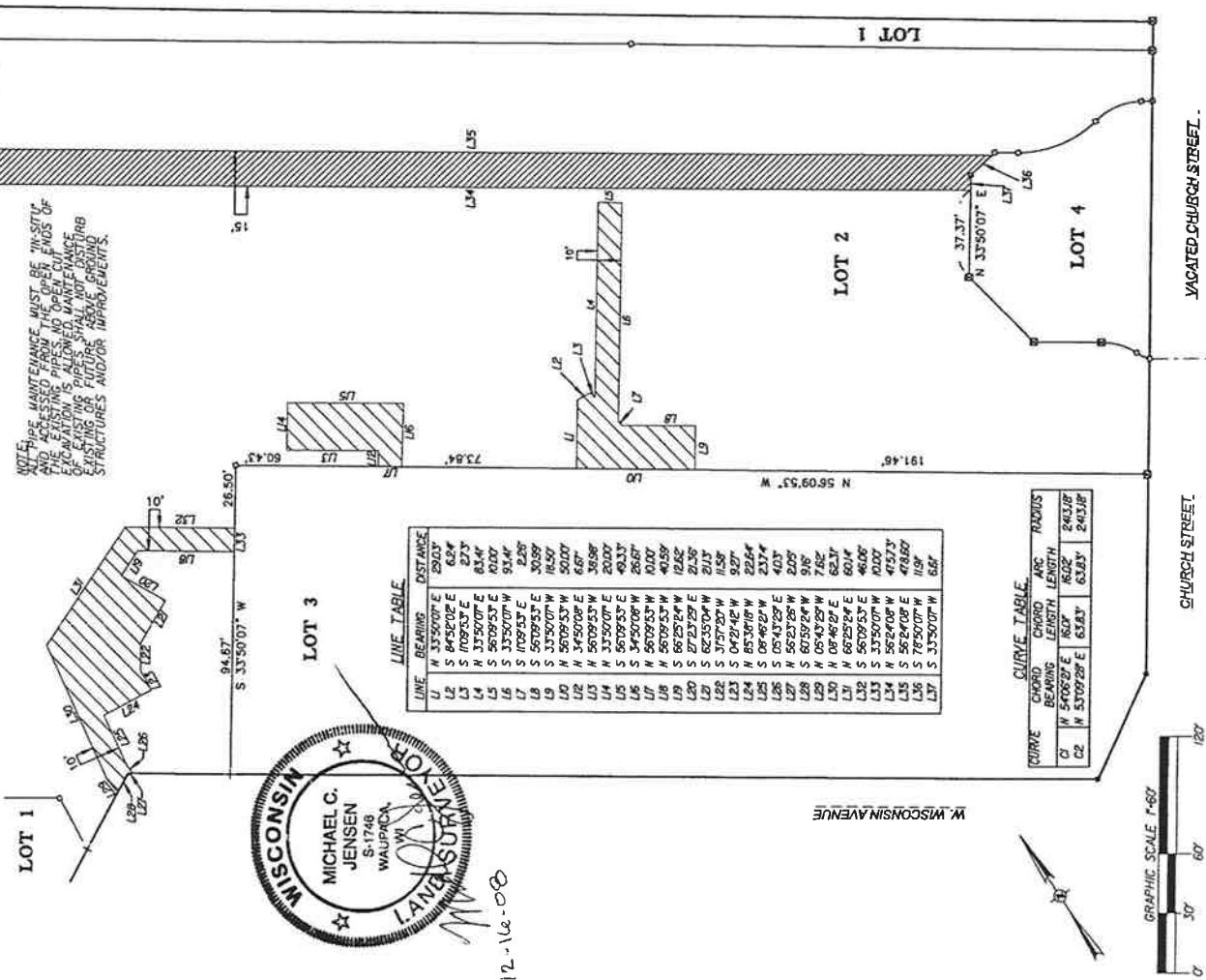
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 PROPOSED STORM SEWER EASEMENTS
 PROPOSED MAINTENANCE EASEMENT FOR EXISTING 48" & 72" CANAL PIPES (SEE NOTE)

NOTE: PIPE MAINTENANCE MUST BE "IN-SITU" AND ACCESSED FROM THE OPEN ENDS OF EXISTING PIPES. NO OPEN CURVE EYE ENDINGS SHALL BE ALLOWED. EXISTING OR FUTURE ABOVE GROUND STRUCTURES AND/OR IMPROVEMENTS.



LINE TABLE

LINE	BEARING	DISTANCE
U	N 33°50'07" E	290.3
L2	S 84°52'02" E	6.24
L3	S 1°09'53" E	273
L4	N 37°50'07" E	83.44
L5	S 56°09'53" E	1000
L6	S 37°50'07" W	93.44
L7	S 1°09'53" E	2.26
L8	S 56°09'53" E	30.89
L9	S 33°50'07" W	16.50
L10	N 37°50'07" W	50.00
L11	N 56°09'53" E	16.50
L12	N 37°50'07" E	38.88
L13	N 33°50'07" E	20.00
L14	N 37°50'07" E	40.33
L15	S 56°09'53" E	26.67
L16	S 34°50'08" W	10.00
L17	N 56°09'53" W	40.59
L18	S 66°29'24" W	12.62
L19	S 27°29'29" E	21.35
L20	S 62°35'04" W	21.3
L21	S 37°37'25" W	11.58
L22	S 44°24'42" W	22.44
L23	N 8°42'29" W	23.14
L24	S 08°42'29" E	4.07
L25	S 05°43'29" E	2.09
L26	N 56°23'26" W	9.6
L27	S 60°59'24" W	7.62
L28	N 05°43'29" W	62.3
L29	N 08°42'29" E	60.14
L30	N 66°29'24" E	46.06
L31	S 56°09'53" E	1000
L32	S 33°50'07" W	473.73
L33	S 56°09'53" E	116.60
L34	S 76°50'07" W	11.84
L35	S 33°50'07" W	6.67

CURVE TABLE

CURVE	CHORD BEARING	CHORD LENGTH	ARC LENGTH	ARC RADIUS
C1	N 54°05'27" E	16.07	86.22	243.18
C2	N 53°09'28" E	63.83	63.83	243.18



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PROJECT MANAGER: PJS
 DRAWN BY: CMW
 FILE: Exhibit_6.dgn
 DATE: 12-16-2008
 SHEET NO. 6 of 8

#6333

CERTIFIED SURVEY MAP

PART OF LOTS 1-16, BLOCK 1, PLAT OF NORTH NEENAH, PART OF LOTS 5-9, BLOCK 2 OF PALMER'S MAP OF NEENAH OF 1874, PART OF LOT 1 AND ALL OF LOTS 2-15, BLOCK B, ALL OF BLOCK C AND PART OF VACATED MAIN STREET, CANAL STREET, AND ALLEY, IN WARNER'S ADDITION TO NEENAH, BEING PART OF THE SE1/4-SE1/4 OF SECTION 21 AND PART OF THE SW1/4-SW1/4, SECTION 22, T.20N., R.17E., CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE:

I, MICHAEL C. JENSEN, REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED, AND MAPPED PART OF LOTS 1-16, BLOCK 1, PLAT OF NORTH NEENAH, PART OF LOTS 5-9, BLOCK 2 OF PALMER'S MAP OF NEENAH OF 1874, PART OF LOT 1 AND ALL OF LOTS 2-15, BLOCK B, ALL OF BLOCK C, AND PART OF VACATED MAIN STREET, CANAL STREET, AND ALLEY, IN WARNER'S ADDITION TO NEENAH, BEING PART OF THE SE1/4 - SE1/4 OF SECTION 21 AND PART OF THE SW1/4 - SW1/4, SECTION 22, T.20N., R.17E., CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 22; THENCE NORTH 00°00'25" EAST ALONG THE WEST LINE OF SAID SW1/4, 867.28 FEET TO THE EXISTING NORTHWESTERLY RIGHT-OF-WAY LINE OF MAIN STREET, THE POINT OF BEGINNING;

THENCE SOUTH 60°59'24" WEST (RECORDED AS SOUTH 61°21'40" WEST) ALONG SAID RIGHT-OF-WAY LINE, 605.53 FEET TO THE EXISTING EASTERLY RIGHT-OF-WAY LINE OF MILLVIEW DRIVE; THENCE NORTH 29°20'10" WEST (RECORDED AS NORTH 28°57'54" WEST) ALONG SAID EXISTING RIGHT-OF-WAY LINE, 153.54 FEET; THENCE NORTH 21°45'01" EAST (RECORDED AS NORTH 22°05'44" EAST) ALONG SAID EXISTING RIGHT-OF-WAY LINE, 131.32 FEET; THENCE NORTH 28°58'46" WEST (RECORDED AS NORTH 28°37'25" WEST) ALONG SAID EXISTING RIGHT-OF-WAY LINE, 10.61 FEET TO THE EXISTING SOUTHERLY CURVED RIGHT-OF-WAY LINE OF THE WISCONSIN CENTRAL LTD. RAILROAD; THENCE NORTHEASTERLY ALONG SAID EXISTING CURVED RIGHT-OF-WAY LINE, CONCAVE TO THE LEFT, 25.00 FEET SOUTHERLY OF AND PARALLEL WITH THE MAINLINE TRACK, 22.47 FEET (HAVING A CHORD BEARING AND LENGTH OF NORTH 73°35'10" EAST (RECORDED AS NORTH 73°57'23" EAST), 22.47 FEET AND A RADIUS LENGTH OF 1551.00 FEET) TO THE END OF SAID CURVE; THENCE NORTH 73°10'16" EAST (RECORDED AS NORTH 73°32'29" EAST) ALONG SAID EXISTING RAILROAD RIGHT-OF-WAY LINE, 31.36 FEET TO THE BEGINNING OF A CURVE; THENCE NORTHEASTERLY ALONG SAID EXISTING CURVED RIGHT-OF-WAY LINE, CONCAVE TO THE LEFT, 315.15 FEET (HAVING A CHORD BEARING AND LENGTH OF NORTH 66°31'57" EAST (RECORDED AS NORTH 66°54'10" EAST), 314.45 FEET AND A RADIUS LENGTH OF 1360.00 FEET) TO THE END OF SAID CURVE; THENCE NORTH 59°53'38" EAST (RECORDED AS NORTH 60°15'51" EAST) ALONG SAID EXISTING RAILROAD RIGHT-OF-WAY LINE, 207.79 FEET TO THE BEGINNING OF A CURVE; THENCE NORTHEASTERLY ALONG SAID EXISTING CURVED RIGHT-OF-WAY LINE, CONCAVE TO THE LEFT, 118.08 FEET (HAVING A CHORD BEARING AND LENGTH OF NORTH 58°08'12" EAST (RECORDED AS NORTH 58°30'25" EAST), 118.06 FEET AND A RADIUS LENGTH OF 1925.00 FEET) TO THE END OF SAID CURVE AND BEGINNING OF A COMPOUND CURVE; THENCE NORTHEASTERLY ALONG SAID EXISTING CURVED RIGHT-OF-WAY LINE, CONCAVE TO THE LEFT, 167.60 FEET (RECORDED AS 167.66 FEET) (HAVING A CHORD BEARING AND LENGTH OF NORTH 54°23'23" EAST, 167.57 FEET (RECORDED AS NORTH 54°45'34" EAST, 167.62 FEET) AND A RADIUS LENGTH OF 2413.18 FEET) TO THE END OF SAID CURVE; THENCE SOUTH 56°00'41" EAST (RECORDED AS SOUTH 55°38'07" EAST), 524.43 FEET TO THE EXISTING NORTHWESTERLY RIGHT-OF-WAY LINE OF VACATED CHURCH STREET; THENCE SOUTH 33°29'07" WEST (RECORDED AS SOUTH 33°50'42" WEST) ALONG SAID RIGHT-OF-WAY LINE OF SAID VACATED STREET AND THE EXISTING NORTHWESTERLY RIGHT-OF-WAY LINE OF CHURCH STREET, 276.81 FEET; THENCE SOUTH 57°27'29" WEST (RECORDED AS SOUTH 57°49'47" WEST) ALONG THE EXISTING RIGHT-OF-WAY LINE, 49.20 FEET TO THE EXISTING NORTHEASTERLY RIGHT-OF-WAY LINE OF WEST WISCONSIN AVENUE; THENCE NORTH 56°23'26" WEST (RECORDED AS NORTH 56°01'08" WEST) ALONG SAID EXISTING RIGHT-OF-WAY LINE, 409.57 FEET TO THE EXISTING NORTHWESTERLY RIGHT-OF-WAY LINE OF MAIN STREET; THENCE SOUTH 60°59'24" WEST (RECORDED AS SOUTH 61°21'40" WEST) ALONG SAID EXISTING RIGHT-OF-WAY LINE, 108.11 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 7.575 ACRES (329,945 SQUARE FEET) MORE OR LESS.

SUBJECT TO ALL EXISTING EASEMENTS AND RESTRICTIONS OF RECORD.

SUBJECT ALSO TO EASEMENTS AS SET FORTH IN THIS DOCUMENT AS SHOWN ON THE WITHIN MAP.

THAT I HAVE MADE SUCH SURVEY, DIVISION, AND MAP AS SHOWN HEREON UNDER THE DIRECTION OF THE CITY OF NEENAH THE OWNER OF SAID LANDS.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE SUBDIVISION REGULATIONS OF THE CITY OF NEENAH IN SURVEYING, DIVIDING, AND MAPPING OF SAID LANDS.

THAT THE WITHIN MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED.

Michael C. Jensen

12-16-08

MICHAEL C. JENSEN, R.L.S. S-1746



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PROJECT MANAGER: PJS

DRAWN BY: CMW

FILE: CSM_1.dgn

DATE: 12-16-2008

SHEET NO. 7 of 8

#6333

CERTIFIED SURVEY MAP

PART OF LOTS 1-16, BLOCK 1, PLAT OF NORTH NEENAH, PART OF LOTS 5-9, BLOCK 2 OF PALMER'S MAP OF NEENAH OF 1874, PART OF LOT 1 AND ALL OF LOTS 2-15, BLOCK B, ALL OF BLOCK C AND PART OF VACATED MAIN STREET, CANAL STREET, AND ALLEY, IN WARNER'S ADDITION TO NEENAH, BEING PART OF THE SE1/4-SE1/4 OF SECTION 21 AND PART OF THE SW1/4-SW1/4, SECTION 22, T.20N., R.17E., CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN,

OWNER'S CERTIFICATE:

AS OWNER(S), WE HEREBY CERTIFY THAT WE CAUSED THE LAND DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED, AND MAPPED AS REPRESENTED ON THIS PLAT. WE ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY S.236.34 TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION:

COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH

WITNESS THE HAND AND SEAL OF SAID OWNER(S) THIS 17th DAY OF December, 2008.

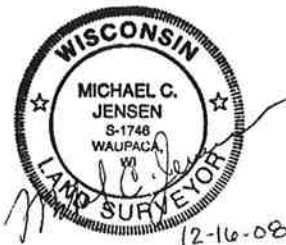
COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH

SIGNATURE

12/17/08
DATE

SIGNATURE

12/17/08
DATE



APPROVALS

APPROVED BY THE COMMON COUNCIL OF THE CITY OF NEENAH, WINNEBAGO COUNTY, WISCONSIN THE 3rd DAY OF December, 2008.

MAYOR

CITY CLERK

APPROVED BY THE CITY OF NEENAH PLAN COMMISSION THIS 2nd DAY OF December, 2008.

PLAN COMMISSION CHAIRMAN

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS ON ANY OF THE LANDS SHOWN HEREON.

CITY TREASURER

COUNTY TREASURER

12/17/08
DATE

12/17/08
DATE



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SHEET NO. 8 of 8

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REGISTER'S OFFICE
WINNEBAGO COUNTY, WI
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Vol. 1 P. 6333
JULIE PAGEL
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Chg City
of Menasha
Attorney

